

Minutes
West Lafayette Historic Preservation Commission
Certificate of Appropriateness Sub-Committee
Morton Community Center
222 N. Chauncey Avenue
West Lafayette, IN 47906
July 11, 2017

The meeting was called to order at 6:00 p.m. by Arnold Sweet, who presided.

Present: Colby Bartlett, Arnold Sweet, Kurt Wahl¹, Erik Carlson², Julia Zuchkov²

Absent: Peter Bunder

Commissioner Bartlett motioned to reverse the order of the COA's as they appear on the agenda. Commissioner Sweet seconded. Motion was approved unanimously.

803 North Chauncey

Erik Carlson, Director of Development, explained that this request is for the demolition of a garage at 803 North Chauncey and the building of a new garage. Kurt Wahl explained that this is a contributing 1913 colonial revival per the interim report. Currently there is a fence in front of the garage, when the gate is open the front portion of the garage is visible from the public right of way, meaning only the front portion of the garage is under the commission's purview. The proposed garage is the same width as the current garage but is ten feet longer. The current garage has a hip roof, the proposed garage will have a gable roof. Robert Muratori, homeowner, was present to answer any questions. The overhead door will be aluminum. The shingles will be the same as what is currently on the house. Muratori will provide more information about a garage door, and materials for roofing and siding at the HPC meeting.

Commissioner Bartlett moved to accept the COA application. Commissioner Sweet seconded.

The COA was approved unanimously.

243 Connolly

Wahl explained that the National Register Report lists this as a contributing property. The interim report has no listing for this property. Wahl describes this style as double pile. The applicants requested permission to add a porch to their home. Wahl explained that part of the historical character of the home is the first floor roof portion. Ryan and Lynette Musselman, homeowners, were not able to attend this meeting. However, the drawings included with the application appear to remove this portion. Wahl explained that the removal of the first floor roof takes away from the character of the existing house and that adding the porch would turn the home into more of a bungalow style home. Secretary of Interior Standards codes state that the historic character of the property must be retained and preserved and the removal of distinctive materials or alterations of features that characterize the property will be avoided. Codes further

¹ Non-voting advisor

² Non-voting city staff

state that each property should be recognized as a physical record of time, the addition of features from other historic properties should not be undertaken and that new additions, exterior alterations, or related new constructions, should not destroy historic materials, features and spatial relationships that characterize the property. Additionally, new construction or improvements should be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment will be unimpaired. Wahl stated that none of these stipulations were met with the current application.

Commissioners discussed an alternative to the current plan that would fit Secretary of Interior Standards. Wahl recommended that the first floor roof be extended out and widened, and a porch be added beneath this section. This would add to the historic features of the home rather than remove them.

Commissioner Bartlett moved to reject the application as submitted. Commissioner Sweet seconded.

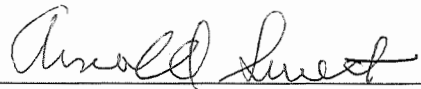
The COA for 243 Connolly was rejected unanimously.

Public Comment

There was no public comment.

Adjourn

Commissioner Bartlett moved to adjourn. Commissioner Sweet seconded. The meeting was adjourned at 6:35 pm.


Arnold Sweet